

# ***Board of County Commissioners***

## ***Division of Planning & Development***

### **Development Review**

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### **Development Review Committee Meeting** **June 14, 2010**

#### **Members Present:**

Aimee Webb-Chairperson/Development Coordinator, Nicole Stalder-County Engineer/Public Works, Rolland Shrewsbury-Environmental Health, Dan Hickey-Villages Fire Safety, Brad Burris-Sumter County Fire Services, and Sarah Gill-Secretary

The meeting convened at 2:02 P.M.

#### **Approval of Minutes:**

Mr. Hickey made a motion to approve the minutes from the June 7, 2010, DRC meeting. Mr. Shrewsbury seconded the motion, and the motion carried.

#### **New Business:**

##### **VOS - Villages Public Safety Fire Station No. 7 - Major Development – Preliminary/Engineering Approval**

Property Location: Morse Blvd. south of C-466A/SE corner of 1<sup>st</sup> cul-de-sac/The Villages

Jeff Head, Farner Barley and Associates, Inc., representative for the applicant, was present and requested preliminary/engineering approval for an 18,179 s.f. fire station with parking and related infrastructure on 4.29 acres MOL.

Ms. Webb confirmed her comments, dated June 11, 2010, were received by the applicant. Ms. Webb also confirmed Public Works comments, dated June 4, 2010, were received by the applicant. Mr. Head confirmed he received the comments and they will be addressed.

Mrs. Stalder confirmed her comments, dated June 11, 2010, were received by the applicant. Mr. Head confirmed he received the comments and they will be addressed.

Mr. Hickey confirmed his comments, dated June 11, 2010 were received by the applicant. Mr. Head confirmed he received the comments and they will be addressed.

Mr. Burris and Mr. Shrewsbury had no comments.

Mr. Hickey made a motion to recommend approval of the preliminary/engineering subject to all comments being addressed and revised plans being submitted. Mr. Shrewsbury seconded the motion, and the motion carried.

**Central Beef Spray Field - Major Development – Special Use Permit Approval**

Property Location: C-48/Center Hill

Ms. Webb requested this case be tabled to allow additional time for review.

Mr. Shrewsbury made a motion to table the case to the July 12, 2010, DRC Meeting. Mr. Hickey seconded the motion, and the motion carried.

**Murphy Express - Major Development – Preliminary/Engineering Approval**

Property Location: 4279 C-466/SE corner of CR 105 and C-466/Oxford

Scott Stannard, Commercial Site Solutions, Inc. and Tom Bentley, Murphy Oil USA, Inc. representatives for the applicant, were present and requested preliminary/engineering approval for a 2,756 s.f. convenience store/gas station with 20 fueling positions and related infrastructure on 1.35 acres MOL.

Ms. Webb confirmed her comments, dated June 10, 2010, Mr. Cornelius', Planning Manager, comments dated June 11, 2010, and Dale Parrett's, Public Works, comments dated June 4, 2010, were received by the applicants. Mr. Stannard and Mr. Bentley confirmed they received the comments and they will be addressed.

Mr. Stannard stated this project has a drive thru window, but will not have a fast food service restaurant. Mr. Bentley stated the drive thru window will be used for customers to purchase and pickup items sold in the store.

Ms. Webb stated the Sumter County Land Development Code requires drive-up facilities provide a bypass lane regardless of the use. She also stated the applicant may apply for a variance if they don't want to provide the bypass lane.

Mrs. Stalder confirmed her comments, dated June 11, 2010, were received by the applicant. Mr. Stannard and Mr. Bentley confirmed they received the comments and they will be addressed.

Mr. Hickey confirmed his comments, dated June 10, 2010, were received by the applicant. Mr. Stannard and Mr. Bentley confirmed they received the comments and they will be addressed.

Mr. Shrewsbury stated an abandonment permit for the septic tank must be obtained.

Mr. Burris had no comments.

Ms. Webb requested the project be tabled until revised plans and a revised traffic study are submitted.

Mr. Burris made a motion to table the case to a date undetermined. Mr. Shrewsbury seconded the motion, and the motion carried.

Mr. Hickey made a motion to adjourn at 2:14 P.M. Mr. Burris seconded the motion, and the motion carried.